ENVIRONMENTAL ASSESSMENT COMMITTEE
ACTION AGENDA

Tuesday, May 17, 2011
11:00 A.M.
3ʳᵈ Floor Conference Room #3

Application: ENVIRONMENTAL ASSESSMENT NO. 09-003 (Garguis PCH & 9ᵗʰ Street Mixed Use Project)

Applicant: Karen Otis, Otis Architecture
16871 Sea Witch Lane
Huntington Beach, CA 92649

Request: To analyze the potential environmental impacts associated with the construction of a three-story, 35-foot tall, approximately 8,972 square foot mixed-use, visitor-serving commercial/residential development on a 11,528 square foot lot. The project includes approximately 2,399 square feet of ground floor commercial retail space and four residential units totaling 6,349 square feet located on the second and third floors. Parking will be provided in a semi-subterranean parking garage and includes nine surface level spaces and 14 subterranean spaces. The project includes variance and special permit requests to deviate from the minimum lot frontage, minimum side yard setback, and maximum parking structure transition ramp slope requirements.

Location: 110 9ᵗʰ Street (northeast corner of Pacific Coast Highway and 9ᵗʰ Street)

Project
Planner: Andrew Gonzales, Associate Planner

ON A MOTION BY BROEREN, SECONDED BY VIGLIOTTA, THE EAC APPROVED THE PROCESSING OF A MITIGATED NEGATIVE DECLARATION WITH MODIFICATIONS FOR THE PROJECT.

Ayes: Three (Broeren, DeBow, Vigliotta)
Noes: None
Absent: None

Under the provisions of the Huntington Beach Zoning and Subdivision Ordinance, the action taken by the Environmental Assessment Committee becomes final at the expiration of the appeal period. A person desiring to appeal the decision shall file a written notice of appeal to the Secretary of the Planning Commission within ten (10) calendar days of the date of the Environmental Assessment Committee's action. The notice of appeal shall include the name and address of the appellant, the decision being appealed, and the grounds for the appeal. A filing fee shall also accompany the notice of appeal. The appeal fee is $494 for all appeals.